



WEST HANTS
NOVA SCOTIA

**MUNICIPALITY OF THE DISTRICT OF WEST HANTS
Council Minutes
June 12, 2018 7:00 p.m.
Sanford Council Chambers**

1. Call to Order

Warden Zebian called the meeting to order at 7:00 p.m.

2. Call of Roll

Present:	A. Zebian	Warden
	R. Jannasch	Councillor District 1
	K. Monroe	Councillor District 2
	D. Keith	Councillor District 3
	T. Leopold	Councillor District 4
	D. Francis	Councillor District 5
	J. Daniels	Councillor District 7
	P. Morton	Deputy Warden
	R. Zwicker	Councillor District 10
	M. Laycock	CAO
	C. Lowe	Director of Finance
	M. LeMay	Director of Planning and Development
	K. Kehoe	Director of Parks and Recreation
	B. Carrigan	Director of Public Works
	R. Brown	Municipal Clerk
	C. Remme	Executive Assistant/Communications Coordinator

Regrets: R. Hussey, Councillor District 6

There were 4 members of the public in attendance.

3. Announcements

Warden Zebian welcomed everyone and reviewed the fire evacuation procedures. He noted that the meeting would be live streamed to Facebook adding that comments made on the feed would not be responded to during the meeting.

The Warden spoke of West Hants' employee Joy Morash stating she would be officially retiring from her position on June 21 after over forty years service. The Warden expressed that Joy would be greatly missed, thanked her for her many years of service and wished her the best of everything in the future.

Councillor Francis spoke of the Hants Community Hospital Golf Tournament taking place on July 6 at the Avon Valley Golf and Country Club. She added that the organizers are looking for teams and sponsors asking that anyone interested contact her.

Councillor Monroe noted that the Annual Avondale Art Fair and Ginger Fest takes place on June 16 noting it is a family friendly event.

Councillor Jannasch announced that the Summerville Volunteer Fire Department would be celebrating 55 years on June 16.

4. Approval of Agenda, including additions or deletions

MOVED and SECONDED that the agenda be approved with the following additions:

11.c. iv. Replace Water Service Lines, Highway Trunk #1 TMP (Warden Zebian)

13.a. Crosswalks (Warden Zebian)

Motion Carried.

5. Presentation (s)

There were no presentations.

6. Public Hearings

There were no public hearings.

7. Approval of the Council Minutes of May 8, 2018 and Special Council Minutes of May 28, 2018

MOVED and SECONDED the Council Minutes of May 8, 2018 and Special Council Minutes of May 28, 2018 be approved.

Motion Carried.

8. Business Arising from Minutes and any Related Correspondence
There was no business arising from the minutes or related correspondence.

9. Report of the Warden
Warden Zebian read his report.

**MOVED and SECONDED that the Report of the Warden be received and placed on file.
Motion Carried.**

10. Reconsideration or Rescission of Resolutions of Which Notice Has Been Given on a Previous Day

- a. Rescission of the motion of March 13, 2018 Council Meeting "...that should the Town of Windsor withdraw from the UARB Amalgamation process that Council agree to work with the Town of Windsor and the Province on a regional governance project." (Councillor Monroe)

MOVED and SECONDED to rescind the motion of March 13, 2018 Council stating "...that should the Town of Windsor withdraw from the UARB Amalgamation process that Council agree to work with the Town of Windsor and the Province on a regional governance project".

Motion Carried.

MOVED and SECONDED that Municipality of West Hants explore municipal modernization with the Town of Windsor with the assistance of the Department of Municipal Affairs.

Motion Carried.

11. Report(s) of the Committee(s) and Officer(s)

- a. Committee of the Whole
 - i. May 22, 2018 Excerpts

Grants & Contributions 2018-19

Deputy Warden Morton declared a conflict of interest.

The Director of Parks and Recreation reviewed the report. She pointed out an error in the report received at Committee of the Whole on May 22, noting that the amount recommended for the Falmouth Community Hall should have stated Special Events Grant of \$500 and In-kind Grant of \$500. She added that the bottom line of the report does not change with the correction.

MOVED and SECONDED that Council adopt Schedules 1 and 2, attached to the Grants and Contributions 2018-19 Recommendation Report presented at Committee of the Whole on May 22, 2018 except for Riverview Skating Club, Hantsport Winter Festival and Hants Community Hospital Foundation, recommending grant funding to the listed recipients and authorize staff to release funds once all requirements, as outline under the Grant and Contribution Policy, have been met.

Motion Carried.

Deputy Warden Morton rejoined the meeting.

Councillor Leopold declared a conflict of interest.

MOVED and SECONDED that Council approve grant funding to Riverview Skating Club, as noted in Schedule 2 in the Grants and Contributions 2018-19 Recommendation Report presented at Committee of the Whole on May 22, 2018, and authorize staff to release funds once all requirements, as outline under the Grant and Contribution Policy, have been met.

Motion Carried.

Councillor Leopold rejoined the meeting.

Deputy Warden Morton declared a conflict of interest.

MOVED and SECONDED that Council approve grant funding to Hantsport Winter Carnival, as noted in Schedule 2 in the Grants and Contributions 2018-19 Recommendation Report presented at Committee of the Whole on May 22, 2018, and authorize staff to release funds once all requirements, as outline under the Grant and Contribution Policy, have been met.

Motion Carried.

Deputy Warden Morton rejoined the meeting.

Warden Zebian and Councillor Francis declared a conflict of interest.

MOVED and SECONDED that Council approve grant funding to Hants Community Hospital Foundation, as noted in Schedule 1 attached to the Grants and Contributions 2018-19 Recommendation Report presented at Committee of the Whole on May 22, 2018,

and authorize staff to release funds once all requirements, as outline under the Grant and Contribution Policy, have been met.

Motion Carried.

Warden Zebian and Councillor Francis rejoined the meeting.

Policy to Establish the Fences Arbitration Committee

MOVED and SECONDED that Council approve the Policy to Establish the Fences Arbitration Committee, COGE-008.00 as presented to Committee of the Whole on May 22, 2018.

Motion Carried.

Amendments to the Falmouth and Davidson Lake Watershed Advisory

MOVED and SECONDED that Council approve the amendments to the Policy to Establish the Davison Lake Watershed Advisory Committee COPW-003.00 as presented to the Committee of the Whole on May 22, 2018.

Motion Carried.

MOVED and SECONDED that Council approve the amendments to the Policy to Establish the Falmouth Watershed Advisory Committee COPW-002.00 as presented to the Committee of the Whole on May 22, 2018.

Motion Carried.

Hantsport Fire Department/Public Works Facilities

MOVED and SECONDED that Council direct staff to prepare an information report for the Hantsport Fire Hall and Public Work facilities.

Motion Carried.

Extended Producer Responsibility

MOVED and SECONDED that Council instruct staff to prepare a letter to be sent to the Minister of Municipal Affairs, Derek Mombourquette, and MLA, Chuck Porter, expressing West Hants' support for the creation of legislation for implementing an EPR-PPP program in Nova Scotia.

Motion Carried.

Warden Zebian called for nominations for the Fences Arbitration Committee.

Councillor Monroe nominated Councillor Jannasch. He accepted the nomination.

Warden Zebian called for additional nominations. There were none.

Councillor Jannasch will be the Council representative on the Fences Arbitration Committee.

- b. Planning Advisory Committee
 - i. May 25, 2018 PAC/HAC Excerpts

Development Agreement Discharge

MOVED and SECONDED that Council discharge the Development Agreement entered into on June 29, 2006 between the Municipality of the District of West Hants and Peter and Valerie Lewis for the lot at 1166 Highway 236 (PID 45166329) from only that portion of the lot subdivided from PID #45166329, conveyed to Kaleb and Sarah Fifield in 2016 and consolidated with PID #45193570.

Motion Carried.

Plan Review

MOVED and SECONDED that Council approve the public engagement schedule for the Municipal Planning Strategy review attached as Appendix A to the report dated May 24, 2018.

Motion Carried.

- c. Report of the Chief Administrative Officer
 - i. Write off of Uncollectable Account AAN 01112058 (Recommendation Report)

CAO Laycock reviewed the report. He pointed out that the property had been through the tax sale process twice with no interest, adding that he has been contacted by individuals willing to purchase the property at a price lower than what is currently owed in taxes.

The CAO went on to advised that after another tax sale process the property could be sold by tender and recommended that there be no minimum bid which is permitted within the Municipal Government Act. He went on to say that all liabilities for the property would become associated with the purchaser after the sale.

Councillor Monroe questioned if the property had been previously discussed at Council as dangerous and unsightly, to which the CAO responded no. The Councillor went on to say

that she had concerns that when the property was sold it would become dangerous and unsightly like what occurred in the Town of Windsor with the Stephens & Yeaton building. The CAO voiced that there are potential liabilities with the property that West Hants may not be interested in taking on. He went on to explain that selling the property will give the Municipality a responsive owner whereas there is currently none for the parcel.

Councillor Francis questioned if it was necessary for the property to go through another tax sale process, to which the CAO responded yes. Councillor Leopold asked if it would have to wait until the time of the regularly scheduled tax sale in March. The CAO advised that as it is a special circumstance the Municipality has the option to do an expediated tax sale process. Councillor Leopold asked if the sale would be final after the process and if there was a screening process for those individuals looking to purchase the property regarding future use of the property. CAO Laycock replied that legal had been contacted to investigate if the property can be redeemed after the sale and that there are no screening processes in place.

Councillor Keith asked if the purchaser of the property would be responsible for any environmental issues associated with the parcel such as fuel in the ground. The CAO responded yes.

MOVED and SECONDED that, should the tax sale process fail to resolve the outstanding balance of Hope Auto Service, 6121 Highway 1, Ellershouse (AAN#01112058), Council approves the sale of this property by public tender with no minimum bid and that any taxes and fees remaining on the property not recovered from the sale be written off. Motion Carried.

ii. Windsor to Windsor Junction Rail Corridor (Recommendation Report)
The Director of Recreation reviewed the report.

MOVED and SECONDED that the Municipality of West Hants Council approve correspondence to be forward to Mr. Bob Schmidt and the Canadian Transportation Agency with respect to the Windsor to Windsor Junction railway corridor.

Councillor Leopold asked if there were any update on timelines. The CAO replied that he had not received any updates. He went on to express kudos to Council and the Director of Parks and Recreation on showing leadership in organizing the meeting that led to the recommendation to write a letter, noting that it was a great way to move the project forward.

Councillor Monroe questioned if permission had been given to pave the railway tracks over in Three Mile Plains. The Director of Parks and Recreation was uncertain of the lines in Three Mile Plains but spoke of the lines paved over in front of Lawtons in Windsor noting permission had been given. She added that it was her understanding that the tar could easily be removed if needed noting, that there were some sections of railway that had been completely removed and would be unable to be put back to railway standards.

Councillor Leopold voiced that much of the language surrounding the usage of the trails refers to non-motorized usage and asked if motorized uses are being considered. The Director of Parks and Recreation replied that she understood the trail would be multi-use.
Motion Carried.

iii. Audit Committee Members at Large Appointments (Recommendation Report)
Warden welcomed and congratulated the new Director of Finance, Carlee Lowe. The Director of Finance reviewed the report.

MOVED and SECONDED that Council appoint Harold Follett and Bill Preston to the Audit Committee until November 2018.

Councillor Daniels questioned why the appointment was for such a short period of time. The Director replied that the time frame will allow for the alignment of committee appointments that take place annually in November. She added that the appointed members will review the audit that is underway.
Motion Carried.

iv. Replace Water Service Lines, Highway Trunk #1 TMP
The Director of Public Works reviewed the report.
MOVED and SECONDED that Council award a contract to Standard Paving Limited for Replacement of Water Service Lines, Highway Trunk #1 Three Mile Plains, in the amount of \$381,516 plus applicable taxes with \$220,000 funding coming from the Gas Tax Reserve, \$90,000 funding coming from Depreciation Reserve and balance coming from Long Term Debt.

Councillor Leopold asked if the residents would see any interruptions in service. The Director of Public Works advised that there may be some interruptions, but the contractor would advise property owners if it occurs.

Councillor Daniels questioned if consideration had been given to replace water service lines on side roads where water breaks have occurred such as Panuke Road. The Director replied that the Municipality has a multi-level plan for replacement of water lines and is hoping to complete work on Tonge Hill and Panuke Road in 2019. Councillor Daniels asked if there is an option to have private laterals extended in order to be placed on municipal water. The Director advised that the request would have to be made to the Planning Department.

Councillor Monroe spoke of the spread in the bids that were obtained for the work questioning if it was understood why the prices were extremely different. The Director of Public Works replied that some of the differences in price had to do with the technology the companies use to complete the work.

Motion Carried.

MOVED and SECONDED that the Replace Water service Lines, Highway Trunk #1, TMP be received and placed on file.

Motion Carried.

d. REMO Advisory Committee

Councillor Daniels reviewed her report. She noted that REMO has a Facebook page where information is shared including some on public safety. She encouraged Council to share the information.

MOVED and SECONDED that the report be received and placed on file.

Motion Carried.

e. Police Advisory Committee

There was no meeting of the Police Advisory Committee.

f. MCCAP Committee

Councillor Daniels reviewed the report. She spoke of the Creating Incentives and Regulating Low Impact Development presentation presented to the Committee by NSCC Intern, Kristyn Remme.

MOVED and SECONDED that the report be received and placed on file.

Motion Carried.

g. Other Committee Reports or Recommendations

i. Fire Advisory Committee

1. May 15, 2018 Fire Advisory Excerpts

MOVED and SECONDED that the CAO be directed to investigate a Fire Services Coordinator position for West Hants.

Motion Carried.

12. Correspondence

a. May 10, 2018 – NSFM Board Initiatives Report

13. Miscellaneous / New Business

a. Crosswalks (Warden Zebian)

Warden Zebian advised Council that he had received a number of letters from students attending West Hants Middle School regarding the dangers of crossing the street in front of the school. He went on to say that, although the road is not the responsibility of the Municipality, he would be contacting the Department of Transportation and Infrastructure Renewal about the issue, to help work towards a solution.

Councillor Daniels expressed support for the idea, adding that the Active Transportation Committee may be able to address the issue.

Councillor Zwicker agreed, noting he sympathises with the students, adding that it may be difficult to do anything due to the speed on the road. Councillor Keith voiced that whatever is done in the area has to be done correctly to ensure the safety of the children.

14. Date of Next Meeting – July 10, 2018

The next Regular Council meeting will be held July 10, 2018 at 7:00 p.m.

15. Adjournment

**MOVED and SECONDED that the meeting be adjourned.
Motion Carried.**

The meeting adjourned at 7:50 p.m.

Abraham Zebian, Warden

Rhonda Brown, Municipal Clerk